

Final Plat
ADAMSONS' WYNGATE
SUBDIVISION
Lots 1 and 2

A subdivision of all of Tax Lots 93, 94, 95 and 115, lying in the
N1/2 of the SE1/4 of the NW1/4 of Section 23,
Township 18 North, Range 11 East of the 6th Principal Meridian,
Washington County, Nebraska.

LEGAL DESCRIPTION:

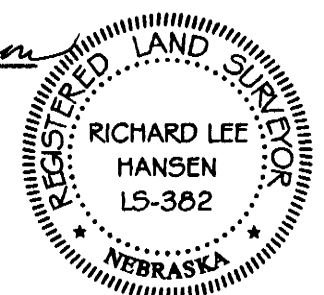
All of Tax Lots 93, 94, 95 and 115, all lying in the SE1/4 of the NW1/4 of Section 23, Township 18 North, Range 11 East of the 6th Principal Meridian, Washington County, Nebraska and more particularly described as follows:

Beginning at an iron found at the Northeast corner of the SE1/4 of the NW1/4 of Section 23, Township 18 North, Range 11 East, said point lying on the westerly right-of-way line of U.S. Highway 30; thence S 00°00'00" W (assumed bearing) along the easterly line of the SE1/4 of the NW1/4 of said Section 23 a distance of 40.41 feet; thence continuing along said westerly highway right-of-way line as follows: S 26°46'14" W a distance of 151.46 feet; thence S 42°02'53" W a distance of 101.74 feet; thence S 37°43'27" W a distance of 248.95 feet; thence S 27°39'41" W a distance of 240.33 feet to a point on the southerly line of the N1/2 of the SE1/4 of the NW1/4 of said Section 23; thence departing said westerly highway right-of-way line along the southerly line of said N1/2 of the SE1/4 of the NW1/4 S 89°49'02" W a distance of 921.67 feet to an iron found at the Southwest corner of said N1/2 of the SE1/4 of the NW1/4; thence N 00°01'23" W along the westerly line of said N1/2 of the SE1/4 of the NW1/4 a distance of 659.84 feet to an iron found at the Northwest corner of said SE1/4 of the NW1/4; thence N 89°49'26" E along the northerly line of said SE1/4 of the NW1/4 a distance of 1322.20 feet to the Point of Beginning and containing 17.10 acres, more or less.

SURVEYOR'S CERTIFICATION:

I hereby certify that the survey shown and described hereon was made under my direct supervision and that I am a duly Registered Land Surveyor under the laws of the State of Nebraska.

Richard L. Hansen
Richard L. Hansen
Registered Land Surveyor
Registration No. LS-382
Date: February 19, 2004
Client: Don Adamson
Job No.: 03-134



PLANNING COMMISSION APPROVAL:

This plat of "ADAMSONS' WYNGATE SUBDIVISION" was approved by the City Planning Commission of the City of Blair, Washington County, Nebraska, on this ____ day of _____, A.D., 2004.

Chairman

BLAIR CITY COUNCIL APPROVAL:

This plat of "ADAMSONS' WYNGATE SUBDIVISION" was approved by the City Council of the City of Blair, Washington County, Nebraska, on this ____ day of _____, A.D., 2004.

Mayor

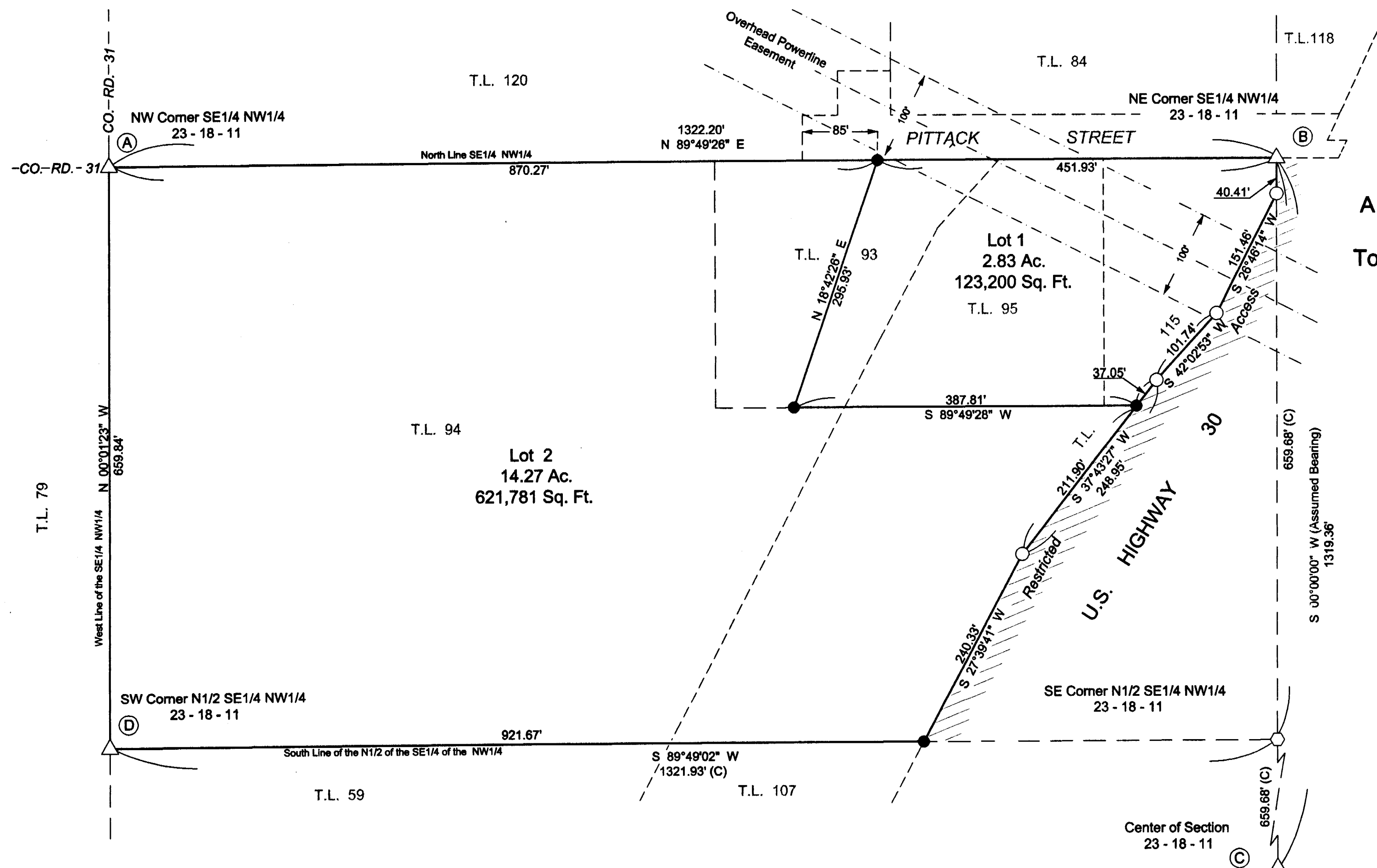
ATTEST:

Blair City Clerk

TREASURER'S CERTIFICATION:

This is to certify that I find no regular taxes due or delinquent against the property described in the legal description on this Surveyor's Certificate and embraced within this plat as shown by the records of this office on this ____ day of _____, A.D., 2004.

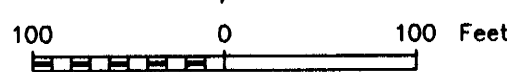
Washington County Treasurer



TIES TO SUBDIVISIONAL CORNERS:

- (A) Northwest Corner of the SE1/4 of the NW1/4 of Section 23-18-11
FOUND 1" OPEN-TOP PIPE BURIED 0.5'
33.28' NE to SW face of north chain link fence gate post
16.97' E to west face of chain link corner post
17.17' SE to 30d spike top of fence post
- (B) Northeast Corner of the SE1/4 of the NW1/4 of Section 23-18-11
FOUND 1" OPEN-TOP PIPE BURIED 0.5' ON
PROJECTION OF CHAIN-LINK FENCE FROM NORTH
15' N to centerline E-W access road
51.10' N to SE corner of base of chain-link fence post
47.50' W to "x" nails in power pole
18.81' W to "x" nails in eastern sign post
- (C) Center of Section 23-18-11
FOUND STAR-DRILLED HOLE IN CONCRETE
20' N to projection of centerline of drive from west
2' S to projection of fence line from east
2.05' W to centerline seam of State Highway 133
71.48' NW to duplex nail in power pole
- (D) Southwest Corner of the N1/2 of the SE1/4 of the NW1/4 of Section 23-18-11
FOUND 1-1/4" OPEN-TOP PIPE, BURIED 0.3'
1' S to projection of fence line from east
2' SW to old north-south fence line
41.19' E to 30d spike in 18" ash tree
12.51' S to 30d spike in 36" mulberry tree

N



LEGEND

SCALE: 1 INCH = 100 FEET

- △ Subdivisional Corner Found
○ 5/8" Rebar With Plastic Cap Stamped LS-382 Found
● 5/8" x 24" Rebar With Plastic Cap Stamped LS-382 Set
○ Computed Corner (Not Set)
(C) Computed Distance

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS THAT:

The Adamson Family Trust and Omaha Public Power District, being the owners of the land described within the Land Surveyor's Certificate and embraced within this plat have caused said land to be subdivided into lots to be numbered as shown hereon, said subdivision to be hereafter known as "ADAMSONS' WYNGATE SUBDIVISION", Lots 1 and 2, to the City of Blair, Nebraska; and do hereby ratify and approve the disposition of said property as shown on this final plat.

Donald C. Adamson
Trustee, Adamson Family Trust

Neva G. Adamson
Trustee, Adamson Family Trust

ACKNOWLEDGEMENT:

STATE OF NEBRASKA)
WASHINGTON COUNTY) ss

On this ____ day of _____, 2004, A.D., before me, a Notary Public in and for said County, personally came the above named Donald C. Adamson, Trustee, Adamson Family Trust and Neva G. Adamson, Trustee, Adamson Family Trust, who are known to me to be the identical persons whose names are affixed to the dedication on this plat, and they acknowledged the execution thereof to be their voluntary act and deed as owners. WITNESS my hand and official seal the date last aforesaid.

Notary Public

My Commission Expires: _____ (Date)

Signature

Name

_____, of Omaha Public Power District

Title

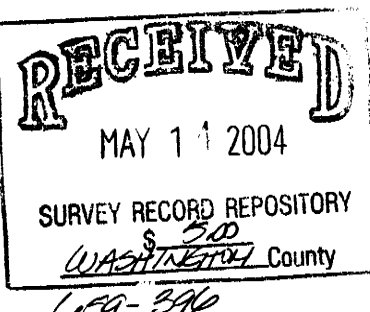
ACKNOWLEDGEMENT:

STATE OF NEBRASKA)
COUNTY) ss

On this ____ day of _____, 2004, A.D., before me, a Notary Public in and for said County, personally came the above named _____ of Omaha Public Power District, who is known to me to be the identical person whose name is affixed to the Dedication on this plat, and he/she acknowledged the execution thereof to be his/her voluntary act and deed as owner. WITNESS my hand and official seal the date last aforesaid.

Notary Public

My Commission Expires: _____ (Date)



BLAIR ENGINEERING & SURVEYING CO., INC. 936 GRANT ST., P.O. Box 100 BLAIR, NEBRASKA, 68008-0100 (402) 426-9414	
JOB No.: 03-134	FILE No.: C:\NEPA\PROJECTS\03134\03-134.DWG
CLIENT: DON ADAMSON	DRAWN BY: KSF DATE: 03/18/04